

ORDINANCE NO. 214-20

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF UNION CITY TO REQUIRE THAT FRONT PORCHES OR FRONT DECKS ON RESIDENTIAL DWELLINGS BE INSTALLED ON PERMANENT FOUNDATIONS.

WHEREAS, certain revisions to the Union City Zoning Ordinance are believed to be necessary and in the public interest; and

WHEREAS, the Union City Municipal/Regional Planning Commission has reviewed and recommended these revisions; and

WHEREAS, the Union City Mayor and Councilmembers have given due public notice of hearings on said amendments and has held public hearings in accordance with Section 13-7-203 of the Tennessee Code Annotated; and

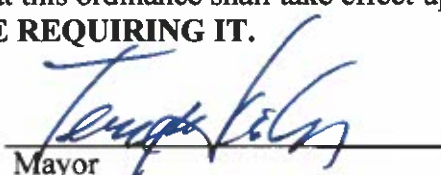
NOW, THEREFORE, BE IT ORDAINED Mayor and Councilmembers of the City of Union City that the Union City Municipal Zoning Ordinance be amended as follows:

SECTION 1. That Section 11-1413. (Front Porch or Deck Additions) of the Union City Municipal Zoning Ordinance be created as follows:

11-4114. Front Porch or Front Deck Additions

For any residential dwelling or dwelling unit (to include single family dwellings, two-family dwellings, multi-family dwellings, townhouses, tiny houses, mobile homes, and manufactured homes) any exterior, attached additions to the front of the dwelling, such as front porches or front decks (but not including handicapped ramps), must be installed on a continuous, permanent, masonry wall with the appearance of a conventional load-bearing foundation wall with appropriate venting and access in order to have a site-built appearance. For the purposes of this provision, the front of the dwelling shall be the portion of the dwelling facing the property's street frontage. On corner lots front additions shall be considered additions to either portion of the dwelling facing street frontage.

SECTION 2. BE IT FURTHER ORDAINED that this ordinance shall take effect upon its passage the **PUBLIC WELFARE REQUIRING IT.**



Mayor

ATTEST:



City Clerk

APPROVED AS TO FORM AND LEGALITY:



City Attorney

Public Hearing Notice:	June 4, 2020
Public Hearing:	June 16, 2020
Passed First Reading:	June 16, 2020
Caption Posted:	June 23, 2020
Passed Second Reading:	June 30, 2020
Effective Date:	June 30, 2020